

VILLAGE PRESIDENT
Seth Speiser

VILLAGE CLERK
Jerry Menard

VILLAGE TRUSTEES
Mike Blaies
Ray Matchett, Jr.
Lisa Meehling
Denise Albers
Michael Heap
Bob Kaiser

VILLAGE TREASURER
Bryan A. Vogel

VILLAGE OF FREEBURG

FREEBURG MUNICIPAL CENTER
14 SOUTHGATE CENTER, FREEBURG, IL 62243
PHONE: (618) 539-5545 • FAX: (618) 539-5590
Web Site: www.freeburg.com

VILLAGE ADMINISTRATOR
Tony Funderburg

PUBLIC WORKS DIRECTOR
John Tolan

POLICE CHIEF
Michael J. Schutzenhofer

ESDA COORDINATOR
Eugene Kramer

ZONING ADMINISTRATOR

VILLAGE ATTORNEY
Weilmuenster Keck Brown, P.C.

IN ACCORDANCE WITH EXECUTIVE ORDER 2020-07, THE PUBLIC CAN PARTICIPATE THROUGH THE ZOOM CLOUD MEETING APPLICATION AND CLICKING ON THE FOLLOWING LINK.

Join URL: <https://us02web.zoom.us/j/4478727673>

Meeting ID: 447 872 7673

We ask the public to mute their phone or mic until Public Participation
If you have any questions, please contact Matt Trout at mtrout@freeburg.com
Village Hall will be open to the public for this meeting

March 22, 2021

NOTICE

MEETING OF LEGAL AND ORDINANCE COMMITTEE Annexation; Building; Zoning; Subdivision (Heap/Albers/Matchett/Meehling)

A Legal and Ordinance Committee Meeting of the Village of Freeburg will be held at the Municipal Center, Executive Board Room, **Wednesday, March 24, 2021, at 5:45 p.m.**

LEGAL AND ORDINANCE COMMITTEE MEETING AGENDA

I. Items to be Discussed:

A. Old Business

1. Approval of February 24, 2021 Minutes
2. Zoning Report/Nuisance Properties
3. Meadow Pines/Edison Estates Subdivisions
4. Code Revisions/Legal Review
5. Update on Utility Disconnections and Revenue/Loss Numbers

B. New Business

1. Status of 304 N. State St.

C. General Concerns

D. Public Participation

E. Adjourn

At said Legal and Ordinance Meeting, the Village Trustees may vote on whether or not to hold an Executive Session to discuss the selection of a person to fill a public office [5 ILCS, 120/2 - (c)(3)], litigation [5 ILCS, 120/2 - (c)(11)] personnel [5 ILCS, 120/2 - (c)(1)]; collective negotiating matters between the public body and its employees or their representatives [5 ILCS, 120/2- (c)(2), real estate transactions [5 ILCS, 120/2 - (c)(5)]; discussion of executive session minutes, [5 ILCS-120/2-(c)(21)]; discussion of purchase or lease of real property for the use of the public body, [5 ILCS-120/2-(c)(5)]; or discussion of the setting of a price for sale or lease of property owned by the public body, [5 ILCS-120/2-(c)(6)].

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Legal and Ordinance Committee Meeting
(Annexation; Building; Zoning; Subdivision)
(Heap/Albers/Matchett/Meehling)
Wednesday, February 24, 2021 at 5:45 p.m.

The meeting of the Legal and Ordinance Committee was called to order at 5:49 p.m. by Chairperson Mike Heap on Wednesday, February 24, 2021 via the Zoom application. Members attending via Zoom were Chairperson Mike Heap, Trustee Denise Albers, Trustee Ray Matchett, Trustee Lisa Meehling, Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Mike Blaies, Trustee Bob Kaiser, Zoning Administrator Matt Trout, Chief Mike Schutzenhofer, Public Works Director John Tolan, Village Administrator Tony Funderburg, Village Attorney Fred Keck and Office Manager Julie Polson. Village Hall was open to the public for this meeting and there were no guests present. Guest present via Zoom: Janet Baechle.

A. OLD BUSINESS:

1. Approval of January 27, 2021 Minutes: Trustee Denise Albers motioned to approve the January 27, 2021 minutes and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Zoning Administrator Matt Trout issued 7 occupancy permits, 8 building permits which include 1 home, 2 fence, 1 electric, 1 wrecking, 2 patio/deck and 1 sign. Matt has sent a few letters regarding derelict vehicles. He and Officer Ruhmann worked with the owner of the W. Washington Street property to secure it. It has been boarded up. Tony commented the paper showed the village owed back taxes on the 310 W. Washington property that we purchased. Matt worked with Jennifer Gomric from the Assessor's Office, and she cleared up the issue that day and confirmed we did not owe any back taxes.
3. Meadow Pines/Edison Estates Subdivisions: Matt should be getting 2 more building permits for Meadow Pines. Edison Estates should have everything hooked up for power except the light poles very soon.
4. Code Revisions/Legal Review: Matt commented the code revision was approved at the last board meeting and has been sent to Municode. They will get that online in a searchable format in 60 – 90 days. The approved zoning code is currently on the website in a PDF version. Matt thanked everyone who worked on the code revision. He commented Steve Woodward and Rita Green went above and beyond and volunteered their time to complete this project. Please take the time to thank them for their efforts. Chairperson Heap thanked everyone who contributed to this effort. Matt advised all of the hearing applications have been revised. Those include the special use permit, zoning amendment and application for variance. The variance standards have been put into question form which should help the applicant determine whether or not they should apply. He and John have been making notes during the Meadow Pines and Edison Estates subdivisions process. They will review the subdivision code to see if any areas need to be tweaked.

Legal and Ordinance Committee Meeting
Wednesday, February 24, 2021

VILLAGE BOARD OF TRUSTEES MEETINGS ARE HELD ON THE FIRST AND THIRD MONDAY OF EVERY MONTH

5. Update on Utility Disconnections and Revenue/Loss Numbers: Tony advised he did not budget for any extra revenue from late utility payment penalties. Trustee Albers has been working with the residents and business who are behind on their utility bills. She said everyone promised to pay towards their bill. Over half did not honor that, and the ones that did only paid a small amount. She said we don't have anything on the deferred payment agreement to address what happens if they don't pay what they are supposed to. Tony said that is addressed in our code. Tony said we have every right to shut the utilities off and Attorney Keck agreed. Tony also commented if we work with them, we have a chance of collecting the money. If they leave, we can turn the money owed in to the Local Debt Recovery Program or landlord. We chose to not enforce penalties during COVID, but that is elective. Our second notice provides the necessary statutory notice in the disconnection process. Both Trustee Heap and Trustee Meehling said it is time to move forward with disconnections. If a bill is not paid in full with the next round of billing, they will be disconnected. Tony recommended our police go with our public works personnel during disconnections and also be present at village hall. The committee and Attorney Keck agreed.

B. NEW BUSINESS: None.

C. GENERAL CONCERNS: None.

D. PUBLIC PARTICIPATION: None.

E. ADJOURN: *Trustee Lisa Meehling motioned to adjourn at 6:17 p.m. and Trustee Denise Albers seconded the motion. All voting yea, the motion carried.*



Julie Polson
Office Manager